

WARRANTY DEED

**EDDIE GOSSETT, SR. AND WIFE,
TAFFY S. GOSSETT**

GRANTORS

TO

HARRY R. GARNER

GRANTEE

This Deed of Conveyance is this day made by the undersigned EDDIE GOSSETT, SR. and wife, TAFFY S. GOSSETT, hereinafter referred to as the GRANTORS and HARRY R. GARNER, hereinafter referred to as the GRANTEE, WITNESSETH THAT:

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by the GRANTEE to the GRANTORS, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged by EDDIE GOSSETT, SR. and wife, TAFFY S. GOSSETT, the GRANTORS, do hereby and by these presents sell, convey, and warrant unto HARRY R. GARNER, the GRANTEE, the hereinafter described real property located in the City of Horn Lake, DeSoto County, Mississippi, and being described as follows, to-wit:

Lots 1 & 2 of Bell Subdivision in the Southeast Quarter of Section 27, Township 1 South, Range 8 West, in the City of Horn Lake, DeSoto County, Mississippi, as per plat of record in Plat Book 23, Page 34, in the office of the Chancery Clerk of DeSoto County, Mississippi, described as follows:

Beginning at a point 264.96 feet east of the right of way line of the Illinois Central Gulf Railroad and the north line (80 feet wide) of Goodman Road, said point of beginning being on the north line of Goodman Road and at the southwest corner of the 0.096 acres lot conveyed to Fred Castleman; thence with an interior angle of 90 degrees 13 minutes 24 seconds northward with the Castleman west line 135.0 feet to the northwest corner of the Castleman lot; thence westwardly with an interior angle of 89 degrees 33 minutes and parallel with the north line of said right of way 150.01 feet to the east line of the Irene Harper Lot (formerly Vincent); thence southward with an interior angle of 72 degrees 37 minutes with Harper's east line a distance of 141.97 feet to a point in the north line of Goodman Road; thence eastward with an

Stockett

interior angle of 107 degrees 23 minutes along said north right of way line 103.17 feet to the point of beginning and containing 0.39 acres, more or less.

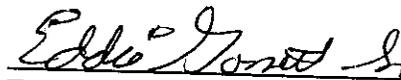
LESS & EXCEPT: 0.09 acres, more or less, conveyed to Mississippi State Highway Commission in Book 243, Page 262.

The foregoing covenant of warranty is made subject to the following: all recorded and/or unrecorded rights of ways and easements for public roads and public utilities; all subdivision and zoning regulations in effect in the City of Horn Lake, DeSoto County, Mississippi; to any prior reservation or conveyance of minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel in, on and under the subject property; to any unrecorded rights-of-way or easements; to any discrepancies, conflicts, encroachments, or shortages in area and boundaries which a correct survey and/or physical inspection of the property would reveal; and to all restrictive covenants, building restrictions and easements of records, including but not limited to those as found with the recorded plat of said subdivision.

Taxes and assessments against said property for the year 2007 shall be paid by the Grantor and assessments for the year 2008 shall be the responsibility of the GRANTEE, and/or his successor's in interest, and all subsequent years are hereby excepted from the foregoing covenant of warranty.

Possession is given on delivery of this deed.

WITNESS OUR SIGNATURES on this the 23rd day of October, 2007.



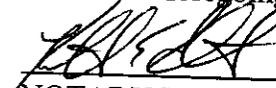
 EDDIE GOSSETT, SR.



 TAFFY S. GOSSETT

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state on this the 23rd day of October, 2007, within my jurisdiction, the within named EDDIE GOSSETT, SR., who acknowledged that he executed the above and foregoing instrument.


NOTARY PUBLIC

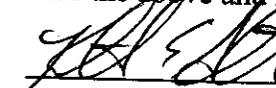
My Commission Expires:
MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES FEB. 20, 2011
BONDED THRU STEGALL NOTARY SERVICE

(SEAL)



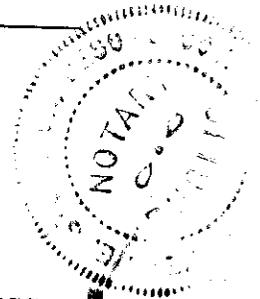
STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state on this the 23rd day of October, 2007, within my jurisdiction, the within named TAFFY S. GOSSETT, who acknowledged that she executed the above and foregoing instrument.


NOTARY PUBLIC

My Commission Expires:
MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES FEB. 20, 2011
BONDED THRU STEGALL NOTARY SERVICE

(SEAL)



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GRANTEE'S ADDRESS:
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Hernando, MS 38632
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Prepared by:
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